

DRAFT

Cajon Redevelopment Project Area Project Area Committee

Tuesday June 14, 2005
PAL Center Meeting Room
2450 Blake St. Muscoy, CA
7:30 P.M.

Minutes

Members Present

Myra Hazlett	Resident Owner-Occupant - Subarea A (Chair)
Susan Dawson	Resident Owner-Occupant - Subarea A
Linda Thacker	Resident Owner-Occupant - Subarea A
Michael Ewing	Resident Owner-Occupant - Subarea B
Ken Kreutz	Business Owner - Subarea A
William Fanning	Business Owner - Subarea A (Vice-Chair)
Nelson Selmer	Business Owner - Subarea B
Michael Farnam	Resident Tenant
Jimmy Palacios	Blake Little League

Staff

John Nowak, Redevelopment Administrator
Jordan Price, Redevelopment Analyst
Gary Hallen, Redevelopment Analyst
Michelle D. Blakemore, County Counsel
Mazin Kasey, Transportation
Annesley Ignatius, Flood Control
Ed Kieczkowski, Library
Tom Potter, Parks
Mark Weinstein, Parks
John Oshimo, GRC Redevelopment Consultants

Call to Order

Meeting began at 7:30 P.M.

Certification of Posting

Staff confirmed the agendas were posted at the following locations:

PAL Center – 2450 Blake St.
Northpark Post Office – 4560 Hallmark Pkwy.
Devore Mini Mart – 1670 Devore Rd.

Susan Dawson made the motion to certify the posting of the agendas, William Fanning seconded the motion.

Approval of Minutes for the PAC Meeting held on May 10, 2005

Linda Thacker recommended that Jimmie's Market, a business in the project area be added to the minutes as she remembered it was mentioned as an additional place to post the agenda's. Susan Dawson motioned to approve the minutes with the recommended change, the motion was seconded by William Fanning.

Adoption of Project Area Committee By-Laws

Linda Thacker recommended certain language should be changed in section ten of the Bylaws to include a provision to meet more than semi-annually. Staff suggested adding the phrase "at least semi-annually" so the PAC could convene a meeting if needed to meet more than twice a year after the Redevelopment Plan is adopted. Susan Dawson made a motion to accept the changes to section ten, William Fanning seconded the motion.

Myra Hazelett recommended certain language to be changed in Section Eleven of the Bylaws to include a provision to have the PAC Members voted out by the public or a recall provision. County Counsel verified that California Redevelopment Law doesn't provide for a recall provision of PAC Members. Staff suggested the language of section eleven be changed to read: "PAC members who violate the Rules of Procedure may be terminated by the Agency's Board of Directors, but only on a recommendation of a two-thirds vote of the PAC. Before the PAC can take action to vote to terminate a member, the action must be agenzized on two consecutive PAC agendas." Linda Thacker made a motion to accept the changes made to section eleven, William Fanning seconded the motion.

Myra Hazelett asked the PAC for any more comments regarding the By-Laws. William Fanning made a motion to Adopt the Project Area Committee By-Laws with the recommended changes to sections ten and eleven, Susan Dawson seconded the motion.

Reports

Reports were presented to the PAC Committee from the Transportation and Flood Control Department, the County Library, and the Regional Parks. Staff from the Arrowhead Regional Medical Center was not present. The presentations were given to inform the PAC members of the type of Projects that could take place in the project area. Each Department emphasized that the projects presented were not projects that were underway or slated to be complete. The projects presented are projects that the PAC members could be recommending to be included in the Redevelopment Plan.

New Business

A report was presented by GRC Associates regarding the Owner Participation Rules (OPA Rules) and General Rules and Regulations Governing the Relocation Method (Relocation Methods). Two summary sheets were also given to the PAC members detailing options for the members to make recommendations to certain sections of the OPA Rules and Relocation Methods.

Myra Hazelett motioned that due to fact that not all the PAC members had not thoroughly read through all the OPA Rules and the Relocation Methods, this item of new business be

differed until next meeting for adoption and further discussion. The motion was seconded by Susan Dawson.

Public Comments

Larry Claunch

Requested there be a Public Address System at the next PAC meeting. Requested the items that are to be discussed by the PAC Members at the PAC meeting should be made available as well as the background material. Staff responded by saying that all items are available at our office as well as on our web site which will be available to the public soon.

Charles Watson

Requested a speed limit sign change be made on State Street. Staff responded by stating this is not an issue that the PAC has the authority to make decisions at this meeting.

Jose A. Magaña

Question concerned the Community General Plan, staff responded again by stating that the General Plan is not something this PAC has control over and the authority to make decisions at this meeting.

John Scudder

When will you issue bonds and how large of a Bond will be issued? Staff responded by stating that the Redevelopment Agency will not issue bonds until it has sufficient revenue coming in to back the payments. The Agency estimates a bond could be issued in three to four years because it will take that long to prove that the Agency has sufficient revenue coming in to back the Bonds. The issue size has not been determined at this time. Staff also added that the Agency Revenues are what pays off the Bonds.

Denise Scudder

Can we have Public Comment after every item on the Agenda? Staff responded by stating only after the items which the PAC will take action.

Hector Romo

Comment concerning a traffic safety issue on 2nd Street.

Jane Hunt

Question concerning Open Space and Trails, if they can be included in the Redevelopment Plan. Staff responded by stating that the PAC would need to Recommend it be put in the Plan.

PAC Member Comments

Jimmy Palacios asked when and how the PAC can submit recommendation for what type of projects they would like to see in the Redevelopment plan. Staff responded that any time the PAC member would like to suggest William Fanning asked if the Transportation/Flood Control Projects can be projects to be included the Redevelopment

Plan. Staff responded by saying the PAC may not want to mention specific projects, but they should be very general in the Projects they would like to see in the Redevelopment Plan.

Staff Comments

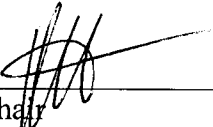
The Redevelopment Agency web site will be up and running next month and all information concerning the Project Area will be posted the Agency Site under Cajon Project Area Section.

The next meeting will be held on August 9, 2005, at 7:30 P.M. at the PAL Center, 2450 Blake Street, Muscoy, CA.

Adjournment

Adjournment at 9:45 P.M.

Approval



Chair